

RE: Application to Amend the Zoning By-Law
(To permit a mixed-use development containing 771 residential units, 205 hotel suites and retail space within two towers that are 34 and 42 storeys in height)
Malone Given Parsons LTD. – Greenwin Corp./Sweeny Holdings Ltd.
31-33 George Street and 18-28 Elizabeth Street
Ward: 1
File: OZS-2021-0053

Dear Patrick Brown,

As a proud resident of the Renaissance Condominium at 9 George St. N., I am emailing you today to inform you that I reject the above zoning amendment proposal. I request that you do not permit the proposal in its current form for the following reasons:

- All condos units are facing a devaluation of their respective property values of approximately 20 to 40%
- Condos facing north and northwest will lose their current views.
- The proximity of the proposed building will remove any privacy on our balconies and within our units.
- The north side of our condo will be in the shadow of the proposed buildings for most of the day.
- Increased wind tunnel effect will plague north-facing units.
- There will be an increase in vehicle traffic and only 477 parking spaces are planned thereby creating a parking crisis in the downtown core and in the neighbouring residential area.

As the zoning amendment will have a detrimental impact on the Renaissance Condominium and the livelihood of all residents, I kindly wish to know what your position is on this.

I look forward to hearing from you.

Regards,

Nancy Ash
9 George St. N.